



# Prime Retail Space For Lease

3400 Walnut Street, Denver, CO

**PARADIGM**  
RIVER NORTH







### **RiNo's top building address**

Offering 9,500 SF of prime retail space on ground floor of 200,000 SF Class A office building.



### **Denver's most exciting neighborhood**

Paradigm River North is the most iconic new mixed-use office building located at the center of Denver's thriving RiNo neighborhood.

# **Prominent Ground Floor Retail Opportunity**

**In a thriving live, work, play environment**





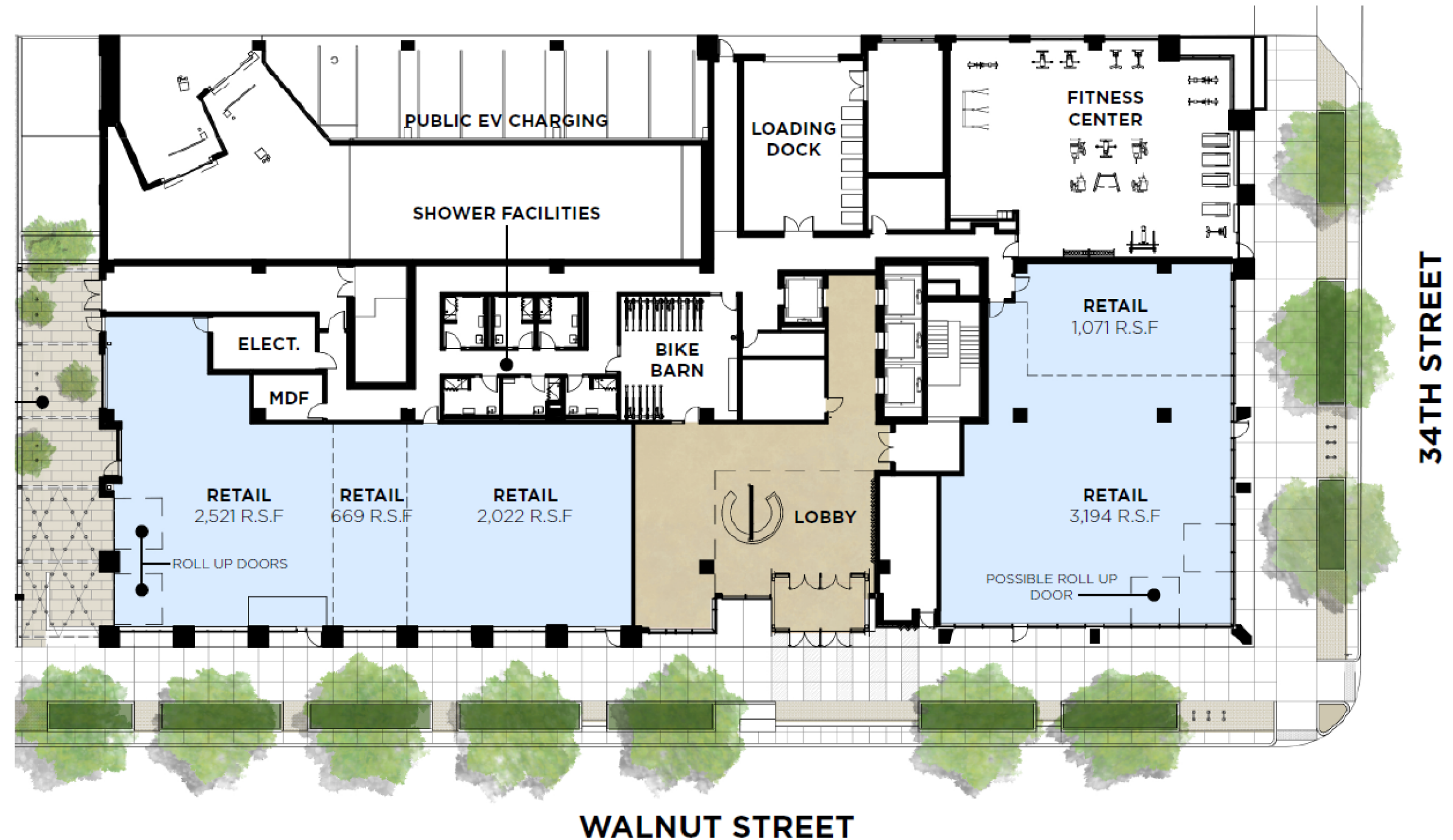
# Ground Floor Plan

Divisible retail suites totaling  
9,500 SF

Spacious 16' foot ceiling  
heights

Prominent street presence in  
top tier building and location

Surrounded by commercial  
and residential density







# Be at the center of Denver's hottest neighborhood

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## Top cultural scene

RiNo is at the forefront of Denver's burgeoning food, beverage, and cultural scene.

## Amenity rich neighborhood

This amenity rich neighborhood is one of the most vibrant urban areas in the country. In addition to pioneering Denver's craft food scene, RiNo is regarded as one of Denver's top entertainment and cultural hubs with some of the city's best restaurants, breweries, galleries, shops, bars, music venues, and more.





# RiNo's Number #1 Address



## **A connected location**

Located on Walnut Street in the heart of the RiNo Art District, Paradigm River North is easily accessible by multiple modes of transportation providing connectivity to downtown Denver, Union Station, Denver International Airport and the hippest restaurant, cultural and business scene in Denver.



## **Preeminent building design**

Paradigm River North is positioned to be the most iconic new construction building in Denver's River North Arts District (RiNo).







# Contact Us

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